



For Lease

**RIPCO**  
RETAIL LEASING

# Pilgirm Shopping Plaza

265-345 Pompton Avenue (Route 23)  
Verona, NJ | Essex County

1,200 - 5,250 SF

Main shopping center in the entire area

# Space Details

1,200 SF



1,995 SF

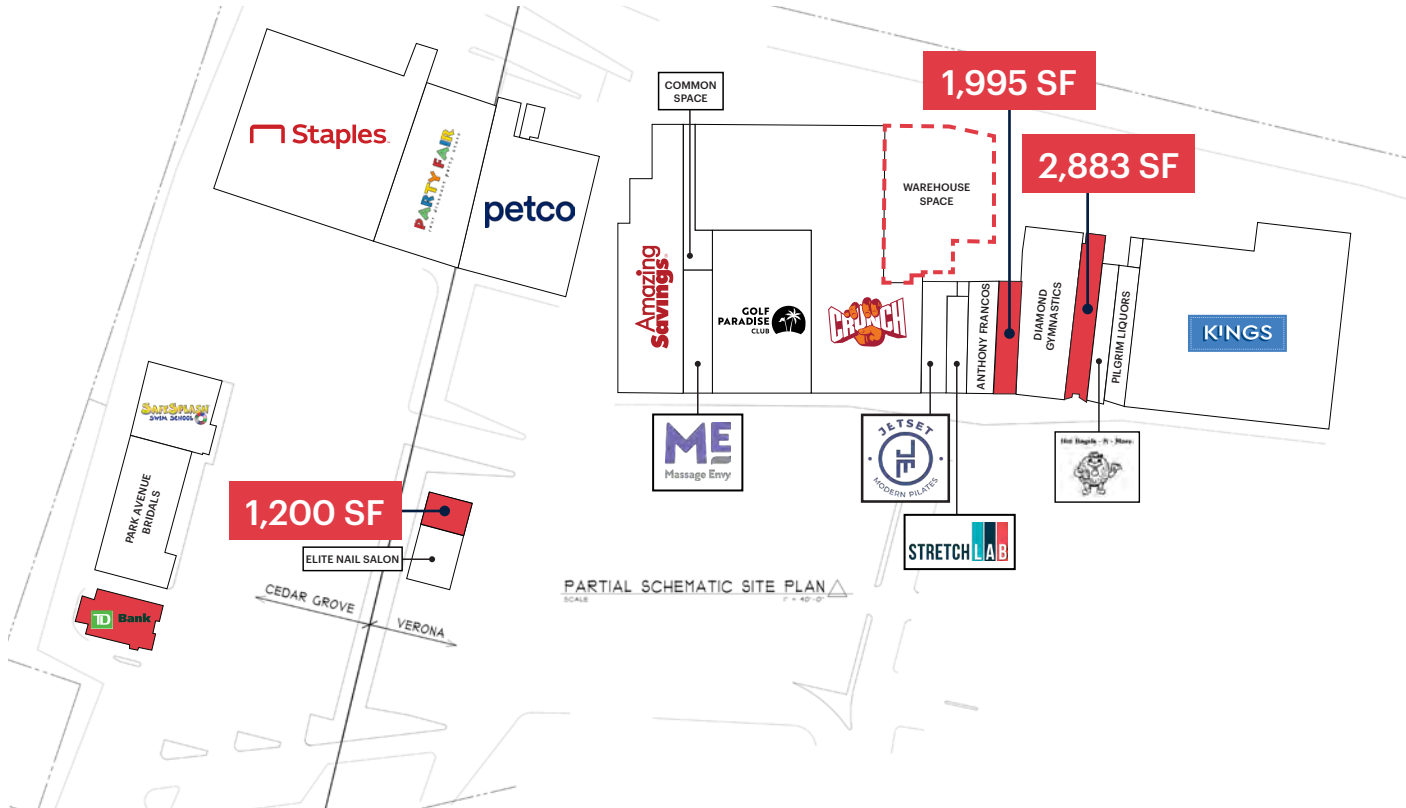


<b>Location</b>	Northbound side of Pompton Avenue (Route 23)	
<b>Size</b>	1,200 SF 1,995 SF 2,883 SF 5,250 SF	Immediate Immediate Immediate Avail. 3/2027
<b>Rent</b>	Upon request	
<b>NNN</b>	CAM Charges RE Taxes; Verona Total est. NNN	\$2.66 PSF \$5.78 PSF \$8.44 PSF
<b>Comments</b>	High visibility with 24,390 VPD Kings Supermarket anchored center Long-standing main shopping center in the area	

2,883 SF

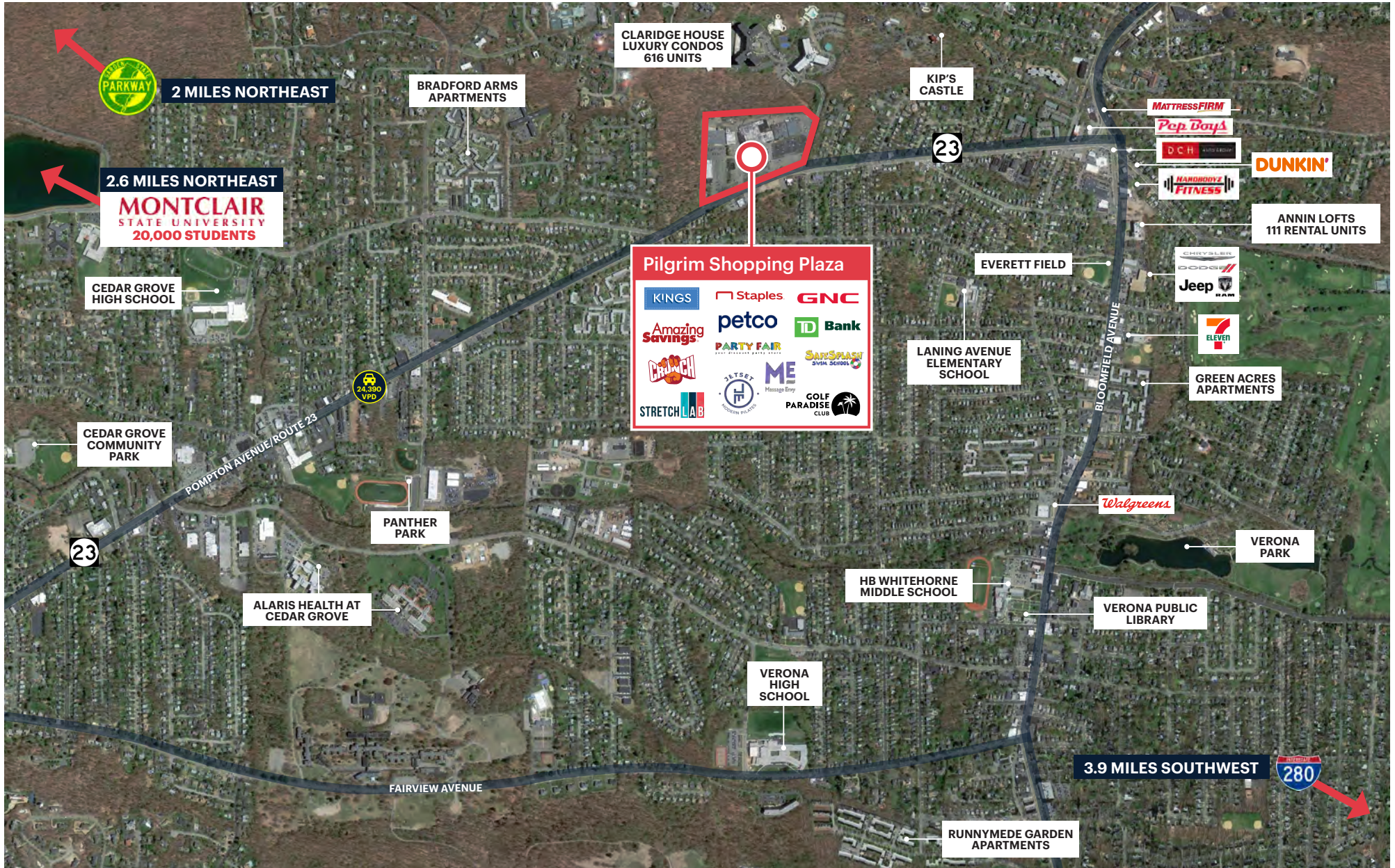


# Site Plan



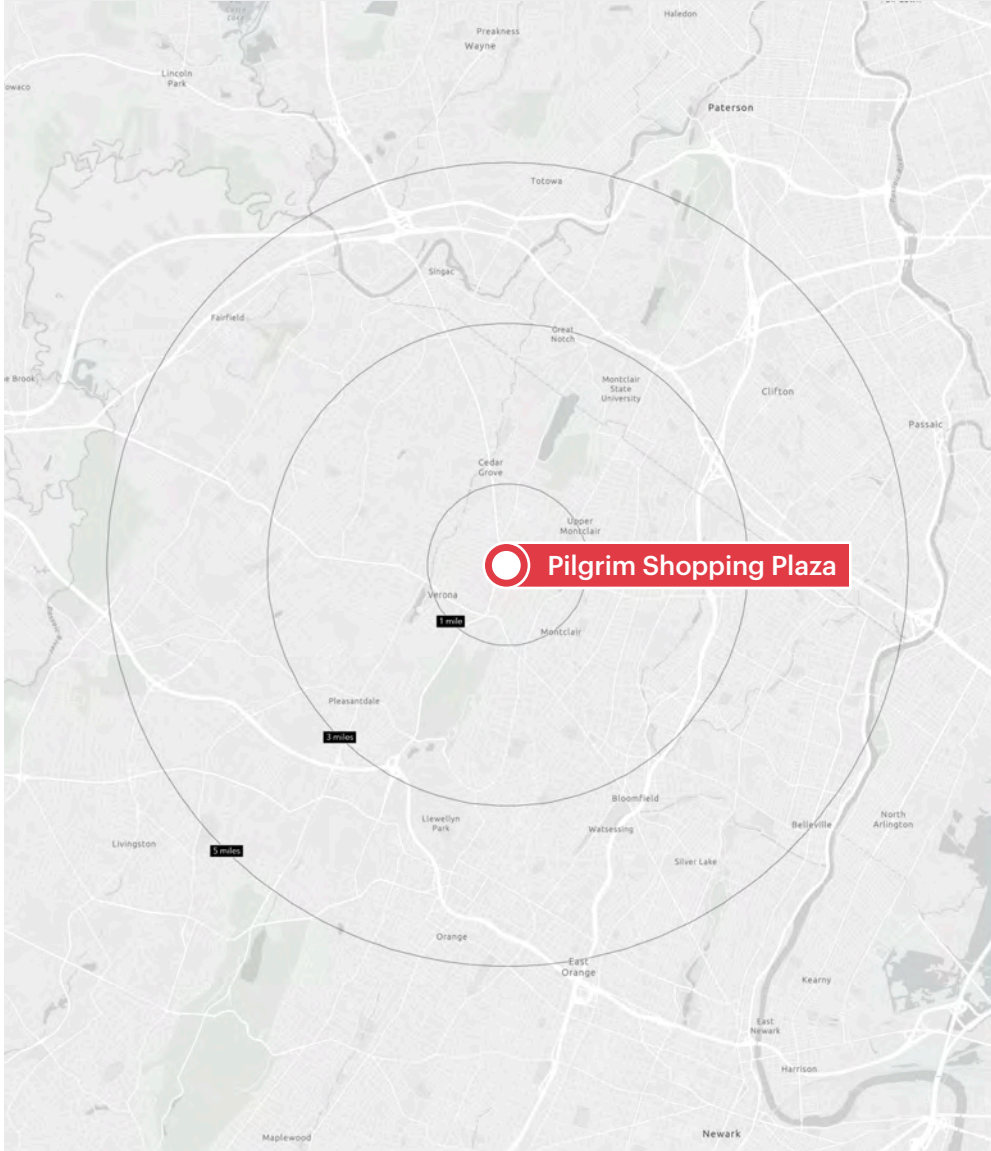
Tenant	1st Fl	2nd Fl	Total
Kings	30,424	3,168	33,592
Pilgrim Liquors	2,482	-	2,482
Bagel-N-More	1,937	-	1,937
<b>Available</b>	<b>2,883</b>	<b>-</b>	<b>2,883</b>
Diamond Gymnastics	7,486	-	7,486
<b>Available</b>	<b>1,995</b>	<b>-</b>	<b>1,995</b>
Anthony Franco's Pizza	2,818	-	2,818
StretchLab	1,490	-	1,490
JETSET Pilates	2,469	-	2,469
<b>Warehouse Space</b>	<b>9,891</b>	<b>11,344</b>	<b>21,235</b>
Crunch Fitness	31,310	-	31,310
Golf Paradise Club	13,164	-	13,164
Message Envy	3,341	-	3,341
Amazing Savings	12,414	-	12,414
Petco	13,617	-	13,617
<b>Available</b>	<b>1,200</b>	<b>-</b>	<b>1,200</b>
Elite Nail Salon	2,000	-	2,000
Party Fair	11,200	-	11,200
Staples	23,389	-	23,389
SafeSplash Swim School	4,663	1,225	5,888
Park Ave Bridal	7,651	-	7,651
<b>TD Bank - Avail. 3/2027</b>	<b>2,854</b>	<b>2,396</b>	<b>5,250</b>

# Area Retail



# Area Demographics

2025 ESRI Summary Report



	1 mile	3 miles	5 miles
<b>Total Population</b>	16,513	141,354	463,370
<b>Total Households</b>	7,015	53,307	176,937
<b>Average Household Income</b>	\$241,805	\$222,161	\$161,144
<b>Median Household Income</b>	\$198,134	\$167,800	\$110,120
<b>% Population with Bachelors +</b>	71.5%	65.2%	47.9%
<b>Daytime Population</b>	14,066	122,708	428,941
<b>Total Daytime Employees</b>	6,284	56,375	205,685
<b>Total Businesses</b>	585	5,154	17,108